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02/22/2016 01:03:18 PM

Fee: \$47.00

Returned at Counter

Grantor's Name and Address: Klamath County 305 Main St, Rm 121 Klamath Falls, OR 97601
Grantee's Name and Address: William E. Adams & Gregory K. Adams 247 Gage Rd. Klamath Falls, OR 97601
After recording, return to (Name, Address, Zip): William E. Adams & Gregory K. Adams 247 Gage Rd. Klamath Falls, OR 97601
Until requested otherwise, send all tax statements to (Name, Address, Zip): William E. Adams & Gregory K. Adams 247 Gage Rd. Klamath Falls, OR 97601

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that Klamath County, a political subdivision of the State of Oregon hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto **William E. Adams & Gregory K. Adams**, hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of the grantor's right, title and interest in that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Description of real property: A TRACT OF LAND IN SECTION 20, TOWNSHIP 38 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 30 FEET EAST AND 495 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SECTION 20, SAID POINT BEING ON THE EAST SIDE OF MONTELIUS STREET AS LOCATED AND ESTABLISHED; THENCE NORTH ALONG THE EAST SIDE OF MONTELIUS STREET A DISTANCE OF 130 FEET TO A POINT; THENCE EAST AND PARALLEL WITH THE SOUTH LINE OF SECTION 20 TO A POINT ON THE WEST LINE OF A TRACT OF LAND CONVEYED BY THEO. SIDES TO THE STATE OF OREGON FOR HIGHWAY RIGHT OF WAY, RECORDED JULY 11, 1955 IN VOLUME 276 PAGE 16, DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE SOUTHWESTERLY ALONG THE WEST LINE OF SAID RIGHT OF WAY TO A POINT WHICH IS ON A LINE RUNNING EASTERLY AND PARALLEL WITH THE SOUTH LINE OF SAID SECTION 20 FROM THE POINT OF BEGINNING OF THE DESCRIPTION; THENCE WEST ALONG SAID LINE TO THE POINT OF BEGINNING. EXCEPTING THAT PORTION CONVEYED TO THE STATE OF OREGON BY INSTRUMENT RECORDED AUGUST 05, 1958 IN VOLUME 301 PAGE 541, DEED RECORDS OF KLAMATH COUNTY, OREGON. **APN: R440446 MapTaxLot: R-3809-020CC-03100-000**

Subject to covenants, conditions, restrictions, easements, reservations, rights, rights of way and all matters appearing of record.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is **\$9,100.00**.

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on **2/18/2016**; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

Before signing or accepting this instrument, the person transferring fee title should inquire about the person's rights, if any, under ORS 195.300, 195.301 and 195.305 to 195.336 and Sections 5 to 11, Chapter 424, Oregon Laws 2007, and Sections 2 to 9 and 17, Chapter 855, Oregon Laws 2009, and Sections 2 to 7, Chapter 8, Oregon Laws 2010. This instrument does not allow use of the property described in this instrument in violation of applicable land use laws and regulations. Before signing or accepting this instrument, the person acquiring fee title to the property should check with the appropriate city or county planning department to verify that the unit of land being transferred is a lawfully established lot or parcel, as defined in ORS 92.010 or 215.010, to verify the approved uses of the lot or parcel, to determine any limits on lawsuits against farming or forest practices, as defined in ORS 30.930, and to inquire about the rights of neighboring property owners, if any, under ORS 195.300, 195.301 and 195.305 to 195.336 and Sections 5 to 11, Chapter 424, Oregon Laws 2007, and Sections 2 to 9 and 17, Chapter 855, Oregon Laws 2009, and Sections 2 to 7, Chapter 8, Oregon Laws 2010.

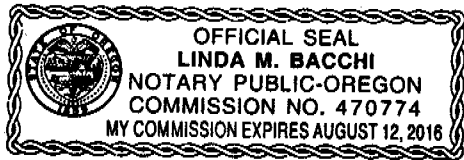


Rafael Hernandez
Rafael Hernandez, Klamath County Tax Collector
STATE OF OREGON, County of KLAMATH) ss.

This instrument was acknowledged before me on this 22 day of February 2016, by Rafael Hernandez, as Klamath County Tax Collector, duly authorized and directed to sign this instrument in lieu of the Chairman of the Board of County Commissioners of Klamath County, Oregon, and the duly elected qualified and acting Commissioners, respectively, of said County and State; and said Klamath County Tax Collector acknowledged said instrument to be the free act and deed of said County.

(SEAL)

IN WITNESS WHEREOF, I hereto set my hand and official seal.



Linda M. Bacchi
Notary Public for the State of Oregon
My Commission Expires: August 12, 2016